

Authorizing The Commissioner Of Finance To Accept And Reject Bids For Purchase Of Parcels Of County-Owned Property At The April 26, 2018 Public Auction - Department Of Finance

Referred to: The Ways and Means Committee (Chairman Gerentine and Legislators Archer, Bartels, Lopez, James Maloney, Joseph Maloney, and Petit)

Chairman of the Ways and Means Committee, Richard A. Gerentine, and Deputy Chair Laura Petit offer the following:

WHEREAS, this resolution has been submitted by the County Executive on behalf of the Department of Finance; and

WHEREAS, the Commissioner of Finance has requested permission to accept and reject bids from various individuals for parcels of county-owned property as hereinafter described, which parcels were acquired by reason of non-payment of taxes; and

WHEREAS, the total unpaid taxes for these parcels is \$882,204.00 and bids totaling \$1,274,633.00 were received, wherein \$1,274,633.00 is recommended to be accepted; and

WHEREAS, these conveyances constitute Type II actions under section 4.1.5 of the County of Ulster’s State Environmental Quality Review Act (SEQRA) Type II List that was adopted in Resolution No. 118 on April 20, 2010; and

WHEREAS, as per section 3 of the County’s Type II List, these actions do not pose a significant potential environmental impact and may be progressed as Type II actions in accordance with 6 NYCRR Part 617 of SEQRA; now, therefore, be it

RESOLVED, that the Ulster County Commissioner of Finance is hereby authorized to accept and reject payments as follows:

TOWN	#	FORMER OWNER	DEED TO	BID	TAXES	STATUS
Esopus	4	Sterngass, Gusler, Goldberg, Buonocore	Rosenberg, David & Leber Bernice K.	\$11,800.00	\$3,563.00	Accept
Esopus	5	Sterngass, Rubin	Rosenberg, David & Leber, Bernice K.	\$11,000.00	\$2,077.00	Accept
Esopus	8	Markle, Isaac	Schwam, Simon & Cortney	\$3,000.00	\$2,202.00	Accept

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TOWN	#	FORMER OWNER	DEED TO	BID	TAXES	STATUS
Esopus	9	Irving, Thomas	Lent, Rakefet T.	\$300.00	\$1,727.00	Accept
Esopus	11	Wilson, Mary G.	Edwards, Marie Celeste	\$9,250.00	\$5,943.00	Accept
Esopus	12	Klemchuck, Michael	Pollard, Donald Andrew & Lauria, Constance	\$30,000.00	\$14,420.00	Accept
Esopus	14	Luigi Renovations Inc.	Mahon, Matthew G. & Ferraina, Bentley F. & Keel, Michael A.	\$41,500.00	\$16,108.00	Accept
Gardiner	17	Gordon, George	JILE REALTY LLC	\$56,000.00	\$86,975.00	Accept
Hardenburgh	18	Klein, Bernard	Lipstein, Shawn & Dawn	\$7,348.00	\$7,348.00	Accept
Hardenburgh	19	Klein, Bernard	Mendelsohn, Clifford	\$4,500.00	\$2,161.00	Accept
Kingston	22	LeRoy, Richard & Lorraine	Felton, Adam V.	\$6,000.00	\$2,197.00	Accept
Lloyd	24	Hamberger, Elizabeth	Coyne, Jeffrey D. & Baul, Michael	\$22,500.00	\$11,853.00	Accept
Lloyd	26	Ostner, Richard A.	Alessandro, Joseph S. & Alessandro, Francis M.	\$5,000.00	\$1,284.00	Accept
Lloyd	27	Grillo, Gerard	Jaravin, Ricardo B. Castro	\$700.00	\$1,019.00	Accept
Lloyd	28	Grillo, Gerard	Brown, Meghan S.	\$150.00	\$1,046.00	Accept
Lloyd	32	Cifumi, Lucy	Bush, David & Carlile, Jason	\$1,000.00	\$11,514.00	Accept
Marbletown	36	Smith, Katherine L. & Cloud, Erik G.	CIK, LLC	\$29,000.00	\$10,158.00	Accept
Marbletown	40	Maitenaz, Michel & Bonnie	Reeder, Rebecca S. & Wyncoop, David	\$59,000.00	\$10,152.00	Accept
Marlborough	41	Sotomayor, Cesar A.	Stokrocki, David	\$10,000.00	\$15,755.00	Accept

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TOWN	#	FORMER OWNER	DEED TO	BID	TAXES	STATUS
Marlborough	45	Newell, Irene	Walker, Pauline M.	\$20,500.00	\$30,411.00	Accept
Marlborough	48	Hostetler, Gregory	Park, Hae Kun	\$100.00	\$7,902.00	Accept
Marlborough	54	Dombroski, Allen & Ann	PFRI, LLC	\$77,000.00	\$29,435.00	Accept
New Paltz	58	Ruff, Paul & Carolyn	Copham, Kristen M.	\$4,200.00	\$721.00	Accept
Olive	71	Redenburg, Julia & Robert	Storer, Terry	\$49,000.00	\$16,169.00	Accept
Plattekill	74	Castillo & Rodriguez	JRKB Properties, LLC	\$400.00	\$282.00	Accept
Plattekill	80	Maldonado, Lydia	Berend, Eric	\$1,100.00	\$20,685.00	Accept
Plattekill	83	U.C/Walsh, Joseph	Berend, Eric	\$150.00	\$1,292.00	Accept
Rochester	84	Savoca, Paul	Vaughan, Deanna & James	\$5,000.00	\$4,421.00	Accept
Rochester	87	Hof, Karen J.	Brown, Gordon & Godwin, Melissa	\$688.00	\$688.00	Accept
Rochester	89	Luigi Renovations Inc	Ferrara, James C.	\$53,000.00	\$8,915.00	Accept
Rochester	90	Rivenburg, Donald	Liu, Yong H. & Liu, Ai Lan	\$58,000.00	\$10,726.00	Accept
Rochester	91	Fidalgo/Gurgui	Bush, David & Carlile, Jason	\$3,500.00	\$11,770.00	Accept
Rosendale	97	Colonna & Betell	Saunders, Quetzal P.	\$35,000.00	\$53,557.00	Accept
Rosendale	99	Pedersen Alice & Karen	Dyshuk, Bart Peter & Heather	\$700.00	\$10,083.00	Accept
Village of Saugerties	104	Chestnut Hill Holding Group, LLC	Chestnut Hill Holding Group, LLC	\$3,174.00	\$3,174.00	Accept
Village of Saugerties	109	Chestnut Hill Holding Group, LLC	Chestnut Hill Holding Group, LLC	\$3,174.00	\$3,174.00	Accept
Saugerties	114	Rodgers, Kevin J.	Reece, Arthur & Shannon	\$55,250.00	\$21,051.00	Accept
Saugerties	117	Brannon, David	Fox, Porter & Sara	\$42,000.00	\$12,370.00	Accept
Saugerties	118	Bedford Properties Ltd.	Edwards, Cody L.	\$1,100.00	\$8,940.00	Accept
Saugerties	119	Fenelius, James	Watson, William F. IV	\$27,500.00	\$12,284.00	Accept
Saugerties	120	Terwilliger, L.K.O. Jennie	Edwards, Cody L.	\$500.00	\$1,676.00	Accept
Saugerties	122	Domenech, Onecimo	Edwards. Cody L.	\$50.00	\$2,866.00	Accept

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Saugerties	123	Rafferty LKO Bridget	Stowell, John S.	\$8,300.00	\$3,073.00	Accept
Saugerties	125	Wilson, Evelyn M.	Ashokan Accomodations, LLC	\$37,500.00	\$16,931.00	Accept
Saugerties	126	Dutch Settlement Inc LKO	Brown, Meghan S.	\$100.00	\$12,973.00	Accept
Saugerties	127	Highland Cliffs LLC	TPF Funding, LLC	\$18,000.00	\$10,449.00	Accept
Shandaken	130	Indelicato, Jeanette & Others	Durgala And Company LLC	\$46,500.00	\$6,289.00	Accept
Shandaken	132	Merwin, Richard	Brown, Meghan S.	\$50.00	\$915.00	Accept
Shawangunk	139	Bosco, Lawrence & Flo	Mancuso & Family, LLC	\$1,800.00	\$1,800.00	Accept
Shawangunk	140	Implicito, Dante	Mancuso & Family, LLC	\$1,784.00	\$1,784.00	Accept
Shawangunk	144	Perrault, Jean-Paul	JRKB Properties, LLC	\$800.00	\$2,083.00	Accept
Shawangunk	145	Perrault, Jean-Paul	JRKB Properties, LLC	\$1,000.00	\$2,316.00	Accept
Shawangunk	147	Caston, Harry	JRKB Properties, LLC	\$50.00	\$1,515.00	Accept
Shawangunk	148	Eisenlau, Laura	JRKB Properties, LLC	\$50.00	\$1,193.00	Accept
Shawangunk	149	Norris, Alvin & Michele	JRKB Properties, LLC	\$22,744.00	\$22,744.00	Accept
Ulster	153	Clements Camp Corp.	Viviani, Catello	\$104,000.00	\$70,792.00	Accept
Ulster	155	UC/Ridgeland Equities LLC	Stowell, John S.	\$50.00	\$2,334.00	Accept
Ulster	156	Snezana, Ilic & Dragoslav	Bush, David & Carlile, Jason	\$1,700.00	\$6,259.00	Accept
Ulster	159	Raleigh, Tony	Amaro, Johnny	\$1,600.00	\$3,001.00	Accept
Ulster	160	Whalen, Harold P.	Tiano, Anthony R.	\$700.00	\$1,065.00	Accept
Ulster	168	Strelene Realty Corp.	Cole, Clifford J.	\$435.00	\$435.00	Accept
Village of Ellenville	169	Maddox, Hazel	180 Developers, LLC	\$2,500.00	\$29,241.00	Accept
Village of Ellenville	170	Franklyn, Floyd & Mary Louise	180 Developers, LLC	\$500.00	\$1,673.00	Accept

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TOWN	#	FORMER OWNER	DEED TO	BID	TAXES	STATUS
Village of Ellenville	180	Thomas, Jr. Tyrone E.	Akter, Shilpi	\$27,000.00	\$19,855.00	Accept
Wawarsing	184	Nichols, Evan	Dumond, Lawrence	\$980.00	\$980.00	Accept
Wawarsing	185	Goudreau, Fabien	Dumond, Lawrence	\$843.00	\$843.00	Accept
Wawarsing	186	Goudreau, Fabien	McKay, Patricia	\$843.00	\$843.00	Accept
Wawarsing	187	Wells, Dorothy Marie	Van Buren, Neil A.	\$14,000.00	\$6,876.00	Accept
Wawarsing	188	Mandall, Martin & Joyce	Genut, Zina	\$500.00	\$3,143.00	Accept
Wawarsing	191	Caruso, Joseph & Alberta	180 Developers, LLC	\$20,000.00	\$36,426.00	Accept
Wawarsing	192	Hairston, Jason	4333LLC	\$56,000.00	\$20,597.00	Accept
Wawarsing	195	Albert, Paul & Michelle	180 Developers, LLC	\$13,387.00	\$13,387.00	Accept
Wawarsing	198	Tso, Joseph & Lana	Berend, Eric	\$500.00	\$6,061.00	Accept
Wawarsing	199	Tompkins, Nancy	JILE REALTY LLC	\$58,000.00	\$10,028.00	Accept
Wawarsing	200	Booth, Paul M. & Evelyn	Smith, Ryan S.	\$50.00	\$1,740.00	Accept
Wawarsing	201	Barker, George	Baul, Samantha Maria & Baul, Michael	\$1,800.00	\$3,894.00	Accept
Wawarsing	203	Husak, Steven	Rizvi, Shahid Mohsin	\$21,500.00	\$27,454.00	Accept
Wawarsing	204	Gray, Hy & Adrienne	Stillwater Recovery, LLC	\$2,233.00	\$2,233.00	Accept
Wawarsing	205	Call, Samuel B. & Knox, Jill	Nikolados, Efstratios & Nikolados, George	\$5,500.00	\$2,761.00	Accept
Wawarsing	206	Mardenfeld, Allen	Dixon, Roger	\$550.00	\$1,552.00	Accept
Wawarsing	207	Boeninghaus, Carmine	Jorge, Margarete	\$100.00	\$2,170.00	Accept
Wawarsing	211	Soltow, Robert	Jorge, Margarete	\$17,500.00	\$33,078.00	Accept
Wawarsing	215	Sherman, David	Hammond, Richard	\$50.00	\$1,471.00	Accept
Woodstock	221	Smith, Lisa	Daykin, Rachel & Graeme	\$26,000.00	\$4,984.00	Accept
Woodstock	222	Carlinger, Betty OB Bennett, Elma J.	Lovas, Carla & Tobler, Thomas	\$8,000.00	\$2,869.00	Accept

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and be it further,

RESOLVED, that upon receipt of such payment with respect to these parcels, the Chairman of the Ulster County Legislature is authorized and directed to make, execute and deliver to said bidder making payment, a Quitclaim Deed conveying the interest of the County in said parcel, which Quitclaim Deed shall contain the covenant that the said County of Ulster, shall in no event be or become liable for any defects in title conveyed for any cause whatsoever, or that no claim or demand of any nature shall ever be made against the County of Ulster, arising from such sales, conveyances or any proceedings leading thereto,

and moves its adoption.

ADOPTED BY THE FOLLOWING VOTE:

AYES: 23 NOES: 0

Passed Committee: Ways and Means on June 12, 2018

FINANCIAL IMPACT:

\$ 882,204.00 - TOTAL UNPAID TAXES

\$ 1,274,633.00 - TOTAL ACCEPTED BIDS

